



MEETING RECORD

Landmark Preservation Commission

1:00 p.m., Tuesday, April 2, 2024 – **In-Person Meeting with Virtual Options**, Room 4.F.6 of the Webb Municipal Building, 201 W. Colfax Avenue

Call to Order: 1:00 pm

Commissioners: G. Dennis, N. Fousianes, G. Johnson, J. Johnson (Chair), L. Sykes

Staff: A. Amidon, A. Abbey, T. Busgith, B. Bryant, K. Marquez, B. Trujillo, J. White(CPD); N. Lucero (CAO)

Meeting Records: None

Public Comment:

Eile Feltman – hand raise function

Keith Pryor – ADU Design Guideline Updates

Consent Agenda: None

Design Review Projects

#2024-COA-168 3134 Champa Street – Curtis Park

Description: Accessory Dwelling Unit

Motion by L. Sykes: I move to deny application #2024-COA-168 for the ADU at 3134 Champa Street, as per design guidelines 4.18, 4.19, 4.20, and 5.17, character-defining features for the Curtis Park historic district, presented testimony, submitted documentation and information provided in the staff report.

Second: G. Dennis

Vote: Unanimous in favor, (5-0-0), motion passes

#2024-COA-045 975 Grant Street/252 E. 10th Avenue – Sherman-Grant

Description: Window Violation

Motion by L. Sykes: I move to deny application #2023-COA-045 for the replacement of non-historic windows at 975 Grant Street/252 E. 10th Avenue, as per design guidelines 2.20.e, 2.20.f, character-defining features for the Sherman-Grant historic district, presented testimony, submitted documentation and information provided in the staff report.

Second: G. Dennis

Vote: 3 in favor (G. Dennis, J. Johnson, L. Sykes), 2 opposed (N. Fousianes, G. Johnson), 0 abstained, motion fails, status quo maintained

#2024-COA-169 3339 West 31st Avenue – Allen M. Ghost

Description: Pop-top Addition and Window Replacement

Motion by G. Johnson: I move to approve with conditions application #2024-COA-169 for the pop-top addition and windows at 3339 W. 31st Avenue, as per design guidelines 2.20, 3.2-3.11, character-defining features for the Allen M. Ghost historic district, presented testimony, submitted documentation and information provided in the staff report with the following conditions: 1. That the applicant include a drawing showing the windows inset into the wall 2". I also move that the Landmark Preservation Commission find that conforming with the zoning standard for height and bulk plane would have an adverse impact on the historic character of the Allen M. Ghost historic district for the proposed pop-top addition per section 12.4.5.2 B of the Denver Zoning Code for application #2024-COA-169 at 3339 W. 31st Avenue.

Second: N. Fousianes

Vote: Unanimous in favor, (5-0-0), motion passes

Business Items: None

Discussion Items: None

Meeting Adjourned: 2:47 pm